

How Healthy Are Green Building Programs

Ellen Tohn

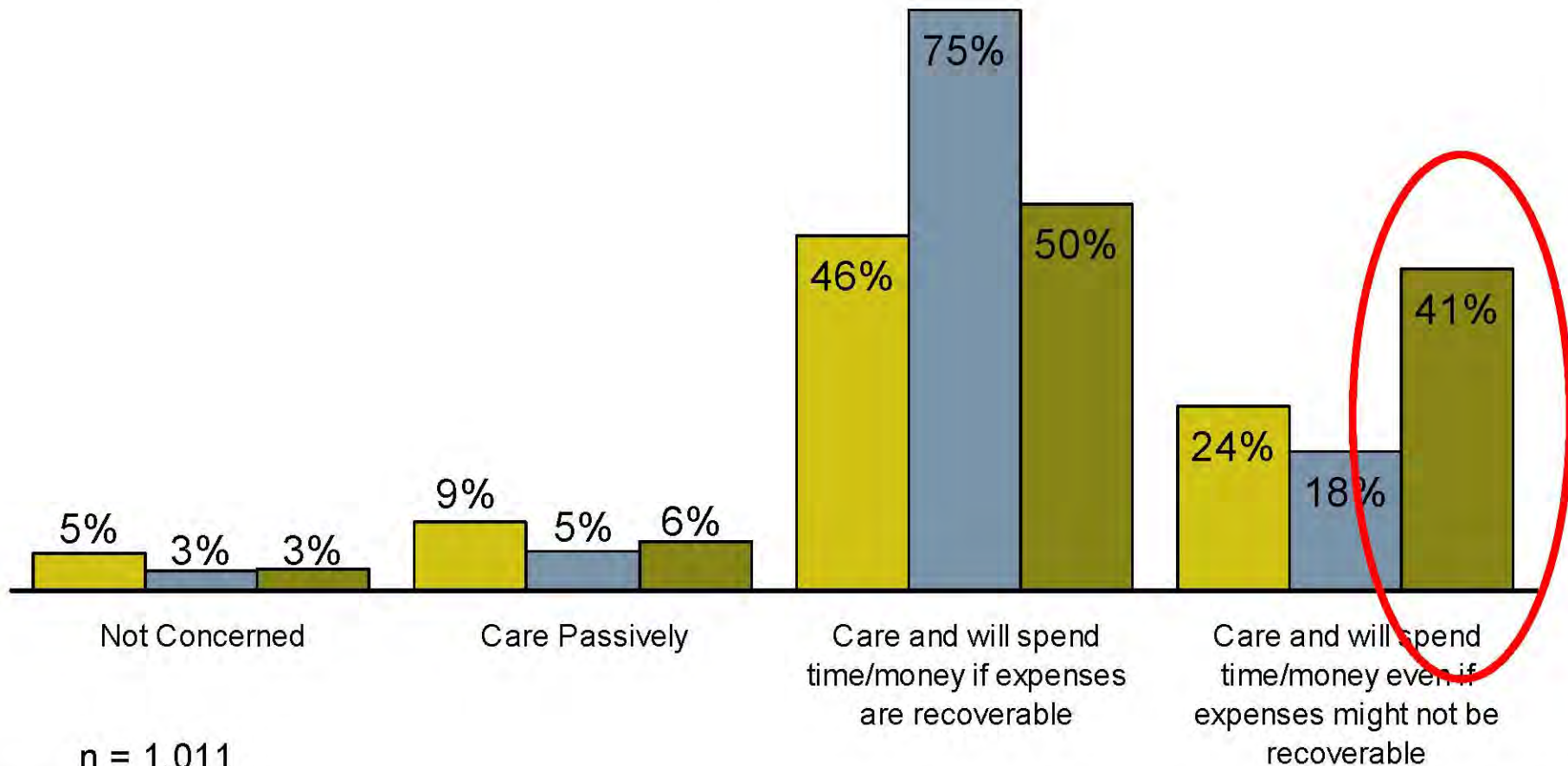
Tohn Environmental Strategies

www.tohnenvironmental.com

HOMEBUYERS PRIORITIES DIFFER FROM OWNERS OF INCOME-PRODUCING PROPERTIES

Summary of homebuyers attitudes toward green building

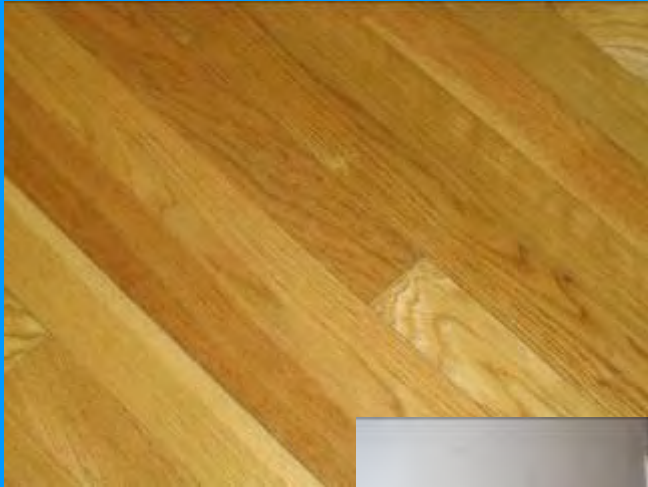
Environment Energy Savings Health and Wellness



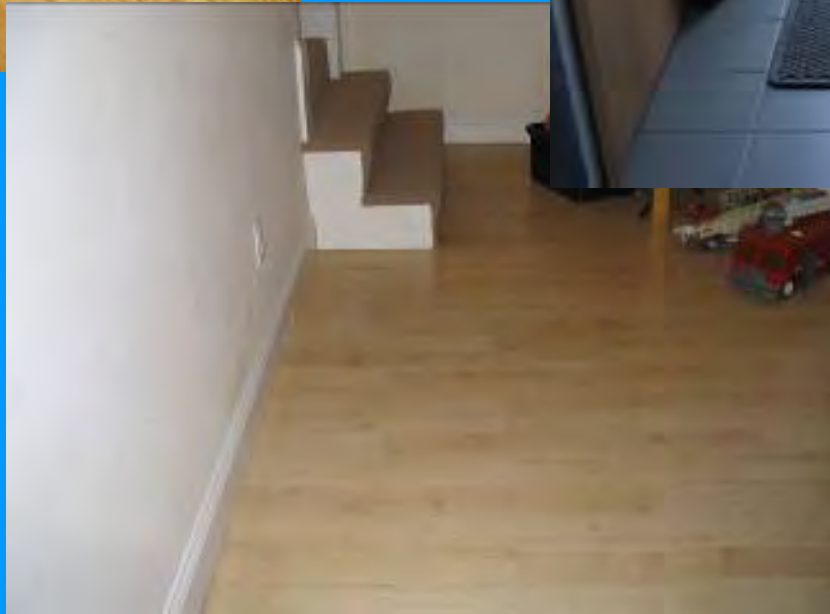
What They Deliver

	<i>ENERGY STAR Indoor Air Package</i>	<i>Enterprise Green Communities</i>	<i>LEED Homes</i>	<i>NAHB</i>
Dry	A	A	B	D
Clean	D	D	D	D
Well Ventilated	A+	A	A	D
Safe	D	D	D	D
Contaminant Free	A	A	D	D
Pest Free	A+	A+	B	D
Well Maintained	A	A+	A+	A
Overall Grade	B+	B+	B-	D+

Clean



**Cleanable
Floors**



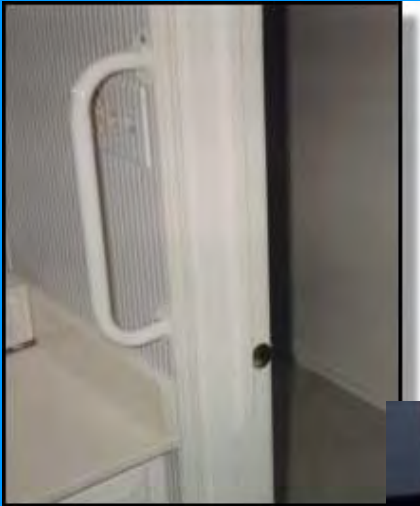
Walk-Off Mats

Place of Injuries in US Children

Place	Total Injury Visits/yr
Home	4,010,000
School	811,000
Public	2,210,000
Other	841,000
Unknown	2,341,000

Phalen et al. National Hospital Ambulatory Medical Care Survey

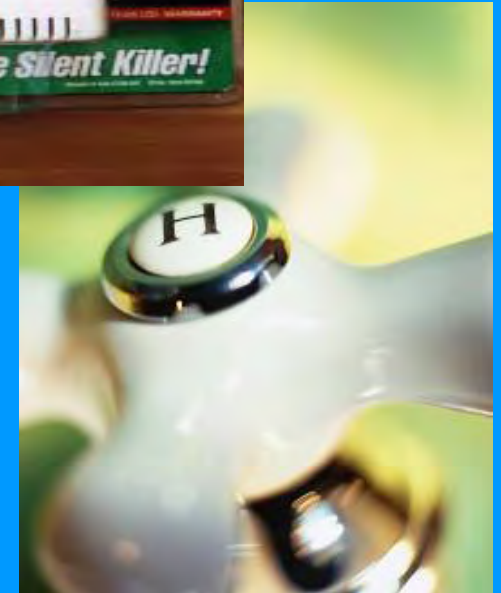
Safe



Handrails



Locking drawers & cabinets



Temperature settings

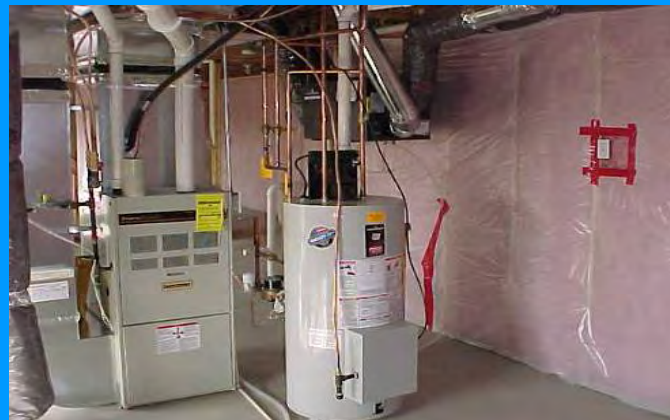
Contaminant-Free



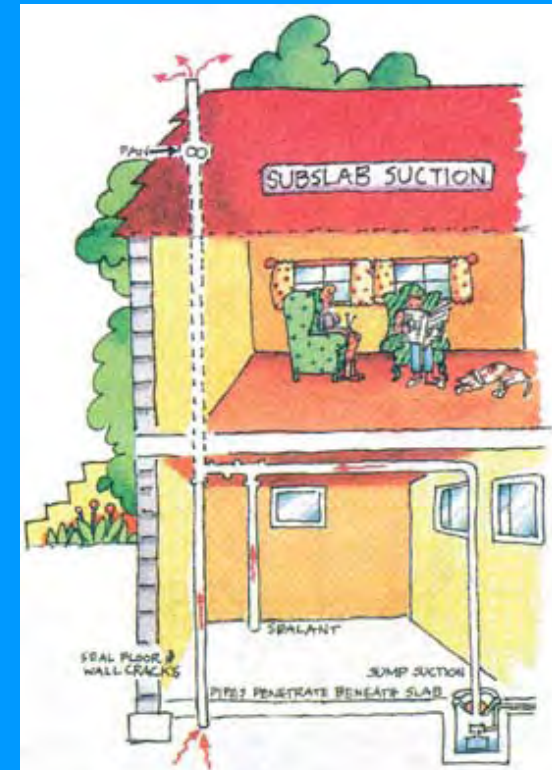
Tobacco Smoke



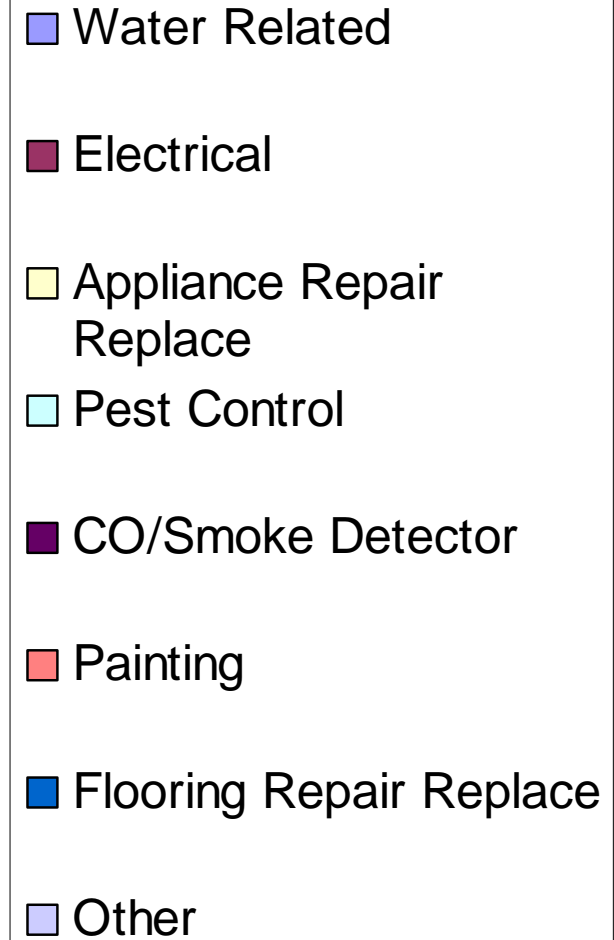
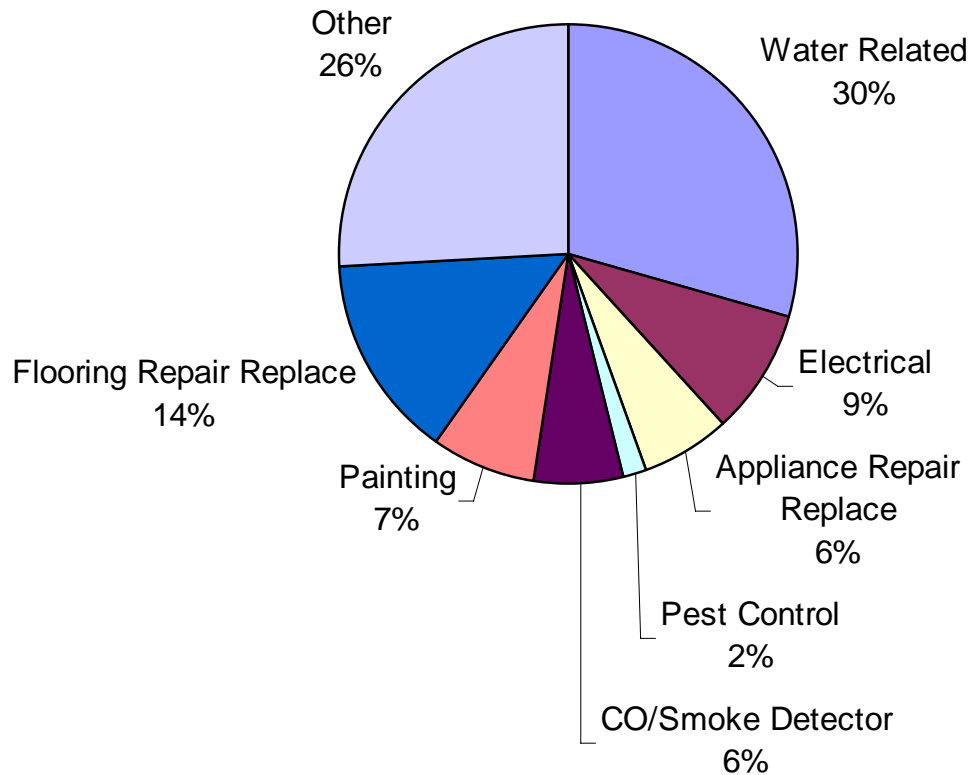
Deteriorated Lead Based Paint



Vented combustion appliances



JP Apartment Work Orders





The Financial Burden

	Non-smoker	Light smoker	Heavy smokers
	\$	\$	
Paint	168	222	\$ 478
	\$	\$	
Flooring	50	942	\$ 1,422
	\$	\$	
Appliances	60	75	\$ 489
	\$	\$	
Bathroom	40	60	\$ 400
	\$	\$	
General Cleaning	240	480	\$ 720
	\$	\$	
TOTAL	558	1,779	\$ 3,509